

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Santa Barbara**

State: **CA**

PJ's Total HOME Allocation Received: **\$12,646,887**

PJ's Size Grouping*: **C**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 92			
% of Funds Committed	90.65 %	90.22 %	41	90.66 %	51	52	
% of Funds Disbursed	81.62 %	80.19 %	37	81.06 %	40	41	
Leveraging Ratio for Rental Activities	2.83	5.73	55	4.62	42	35	
% of Completed Rental Disbursements to All Rental Commitments***	78.95 %	72.76 %	43	81.27 %	20	22	
% of Completed CHDO Disbursements to All CHDO Reservations***	59.89 %	60.11 %	45	68.23 %	31	30	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	74.81 %	78.04 %	62	79.86 %	26	26	
% of 0-30% AMI Renters to All Renters***	41.48 %	41.03 %	42	44.82 %	42	42	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	99.26 %	92.04 %	25	94.65 %	51	55	
Overall Ranking:			In State:	38 / 92	Nationally:	37	34
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$55,035	\$32,339		\$25,419	135 Units	75.00 %	
Homebuyer Unit	\$75,708	\$19,480		\$14,530	9 Units	5.00 %	
Homeowner-Rehab Unit	\$0	\$26,371		\$20,251	0 Units	0.00 %	
TBRA Unit	\$760	\$2,782		\$3,156	36 Units	20.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Santa Barbara CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$93,055	\$240,542	\$0
State:*	\$125,042	\$108,908	\$27,200
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.06

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	47.0	11.1	0.0	38.9
Black/African American:	6.7	0.0	0.0	5.6
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.7	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	11.1	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	2.8
Asian/Pacific Islander:	1.5	0.0	0.0	0.0

ETHNICITY:

Hispanic	44.0	77.8	0.0	52.8
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HOUSEHOLD SIZE:

1 Person:	45.5	0.0	0.0	38.9
2 Persons:	16.4	11.1	0.0	22.2
3 Persons:	14.9	22.2	0.0	13.9
4 Persons:	14.9	44.4	0.0	16.7
5 Persons:	6.7	0.0	0.0	5.6
6 Persons:	1.5	0.0	0.0	0.0
7 Persons:	0.0	22.2	0.0	0.0
8 or more Persons:	0.0	0.0	0.0	2.8

HOUSEHOLD TYPE:

Single/Non-Elderly:	30.6	0.0	0.0	33.3
Elderly:	15.7	0.0	0.0	5.6
Related/Single Parent:	23.9	22.2	0.0	33.3
Related/Two Parent:	22.4	77.8	0.0	8.3
Other:	7.5	0.0	0.0	19.4

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	24.6	0.0 [#]
HOME TBRA:	0.0	
Other:	3.7	
No Assistance:	71.6	

of Section 504 Compliant Units / Completed Units Since 2001 1

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Santa Barbara

State: CA

Group Rank: 37
(Percentile)

State Rank: 38 / 92 PJs

Overall Rank: 34
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	78.95	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	59.89	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	74.81	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	99.26	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	2.86	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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